

Auction Attachment Addenda



Real Estate Auction

3-Bedroom Home in Colfax, WI

Online Auction - Ending Wednesday - July 18, 2018 at 6pm

206 Roosevelt Street Colfax, WI 54730

- Features: 3-bedroom, 1-full bath, 1-car attached garage, full basement, newer roof, steel siding. For specific home details please refer to property data sheet & real estate condition report.
- To be offered on-line: bidding begins on July 11 and ends July 18, 2018 at 6:00 pm.
- Showing by appointment only.



Bid online at: www.MenomonieAuctions.com

Terms & Conditions of Auction: \$3,000 down within 24 hours from auction ending, (cash, bank check, credit card) balance due in 30 days. All offers will have no contingencies of any kind. Seller has filled out a Real Estate Condition Report, buyer agrees to accept. Property sold "AS IS, WHERE IS". Buyer shall rely on his/her own judgment of the condition of the property, no warranties or guarantees are implied. Guaranteed clear title, Title policy provided. Buyer agrees to sign form known as "Disclosure to Customers" – this form covers subjects such as where to obtain information on Registered Sex Offenders.

No Buyer's Fee. Once Confidential Reserve bid is met property shall be sold to highest bidder. It is important to read the Full Terms & Conditions that apply to "on-line bidding" available on our website. If you have questions call the Auctioneers.

Auctioneer's Note: Auction ends at 6:00pm. If there is active bidding when times expires the auction will continue in 2 minute periods until no bids are placed. It is important to "refresh" your computer often and have high-speed internet! We encourage you to place your highest bid early and not wait until the last minute! Please feel free to call if you have any questions about this.

AUCTION BY: Lee Real Estate & Auction Service, E4530 490th Ave. Menomonie, WI. 715-235-9200. **Col. Roger G. Lee, Travis Lee, Chris Lee, Registered Wisconsin Auctioneers # 436, 437, 438. Disclaimer:** Maps and photo's are for visual aid only. Seller has not surveyed the property. Property shall be sold by legal description.